

James D. Byser  
Gaines, Mullen, Pansing & Hogan  
10050 Regency Circle, Ste. 200  
Omaha, NE 68114



RECEIVED

DEC 9 2 40 PM '96

GEORGE J. B. HEWICZ  
REGISTER OF DEEDS  
DOUGLAS COUNTY, NE

**RELEASE OF INGRESS/EGRESS EASEMENT**

This Release of Ingress/Egress Easement is made as of this 9 day of December, 1996, by LANOHA-PACIFIC DEVELOPMENT, INC. (herein "Lanoha") and Vernoel C. SCHMIDT and ELSIE E. SCHMIDT, husband and wife (herein collectively "Schmidt").

**Preliminary Statement**

Lanoha is the owner of property legally described as follows (herein the "Lanoha Property):

Lot 1 and Lot 2, Pacific Springs Replat 3, a subdivision, as surveyed, platted and recorded in Douglas County, Nebraska, being a replat of Lot 32, Pacific Springs, a platted and recorded subdivision in Douglas County, Nebraska.

Schmidt is the owner of property in Douglas County, Nebraska, legally described as follows (herein the "Schmidt Property"):

One Acre of Land in the Southwest Corner of the Southwest Quarter of Section Twenty-one (21), Township Fifteen (15), North, Range Eleven (11), East of the Sixth Principal Meridian, described as follows: Beginning at a point 33 feet East and 33 Feet North of the Southwest corner of said Section 21, thence North 208.7 Feet, thence East 208.7 Feet, thence South 208.7 Feet, thence West 208.7 Feet to place of beginning, in Douglas County, Nebraska

There is presently situated on and across part of the Lanoha Property two (2) twenty-four (24) foot permanent ingress/egress easements as such were reserved in the Plat and Dedication of Pacific Springs, Lots 1 through 33, filed May 23, 1996, in Book 292, at Page 102 (herein the "Easements"). The Easements are depicted in the shaded area on Exhibit "A" attached to this Release of Easement.

Schmidt has agreed to release the Easements provided that Lanoha grant Schmidt a permanent nonexclusive ingress and egress easement along the area depicted on Exhibit "B" attached hereto.

NOW, THEREFORE, in consideration of the foregoing preliminary statement, and for other valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Lanoha and Schmidt, for themselves and their respective successors and assigns, hereby release all of their right, title and interest in the Easements.

IN WITNESS WHEREOF, this Release of Easement has been executed as of the date and year first above written.

LANOHA-PACIFIC DEVELOPMENT, INC.

14113 #  
21-15-11 01-60000  
OC-  
FEB 21 50R  
PB 29202  
C/O  
SCAN

*David F. Lanoha*  
David F. Lanoha, President

*Vernoel C. Schmidt*  
Vernoel C. Schmidt

*Elsie E. Schmidt*  
Elsie E. Schmidt

STATE OF NEBRASKA )  
 ) ss.  
COUNTY OF DOUGLAS )

The foregoing instrument was acknowledged before me this 9 day of December, 1996, by David F. Lanoha, President of Lanoha-Pacific Development, Inc., a Nebraska corporation, on behalf of the corporation.



*Patricia A. Sorensen*  
Notary Public

STATE OF NEBRASKA )  
 ) ss.  
COUNTY OF DOUGLAS )

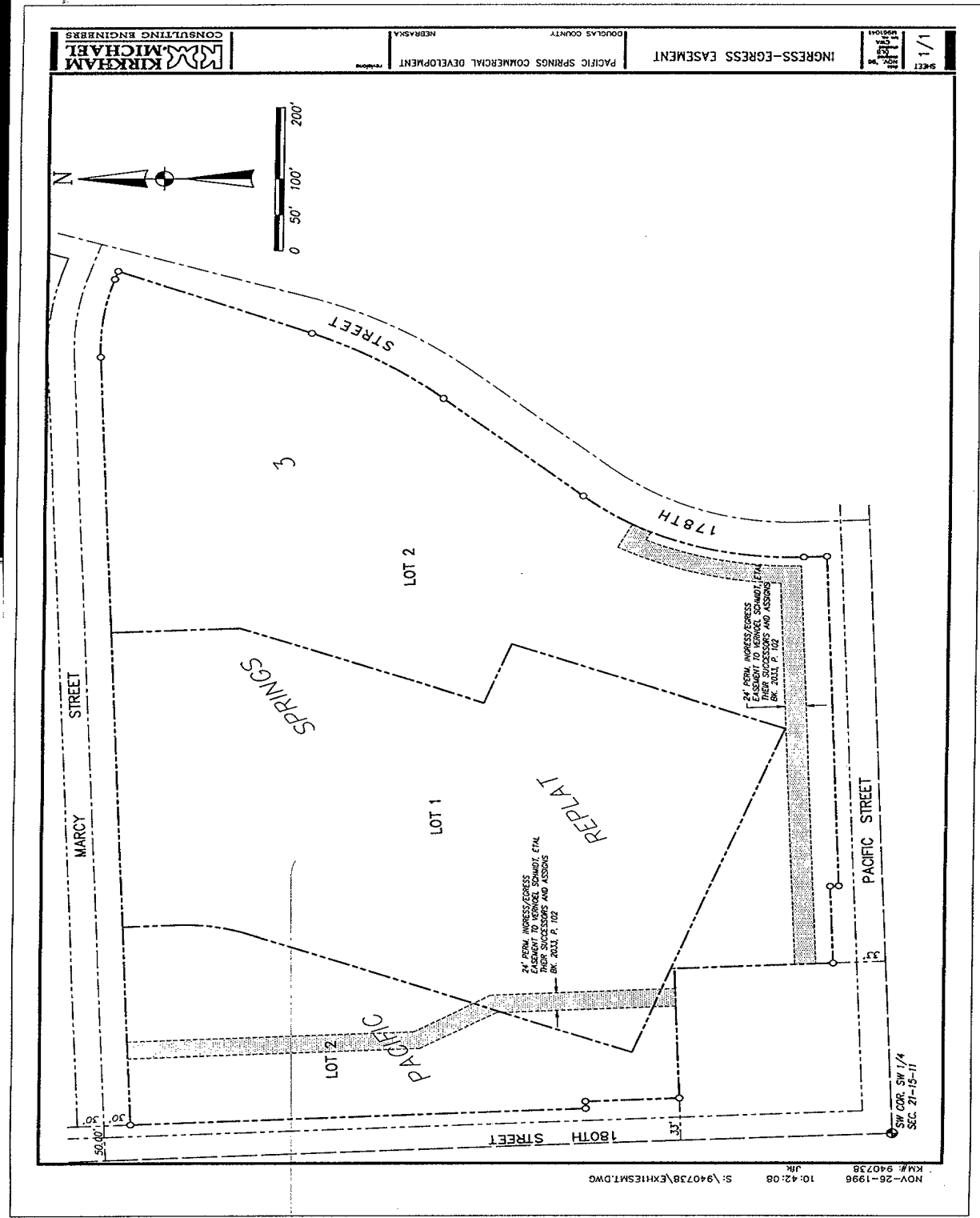
NOTARIAL SEAL AFFIXED  
REGISTER OF DEEDS

The foregoing instrument was acknowledged before me this 9 day of Dec., 1996, by Vernoe C. Schmidt and Elsie E. Schmidt, husband and wife.



*Margaret J. Rood*  
Notary Public

NOTARIAL SEAL AFFIXED  
REGISTER OF DEEDS

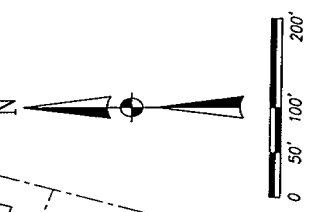


**KIRKHAM & MICHAEL**  
CONSULTING ENGINEERS

PACIFIC SPRINGS COMMERCIAL DEVELOPMENT  
DOUGLAS COUNTY  
NEBRASKA

INGRESS-EGRESS EASEMENT

SHEET  
1/1  
NOV 26 1996  
KM# 940738



24' PERM. INGRESS/EGRESS  
EASEMENT TO KIRKHAM, SCHMIDT, ETAL.  
TRSR. SUCCESSORS AND ASSIGNS.  
BK. 2033, P. 102

24' PERM. INGRESS/EGRESS  
EASEMENT TO KIRKHAM, SCHMIDT, ETAL.  
TRSR. SUCCESSORS AND ASSIGNS.  
BK. 2033, P. 102

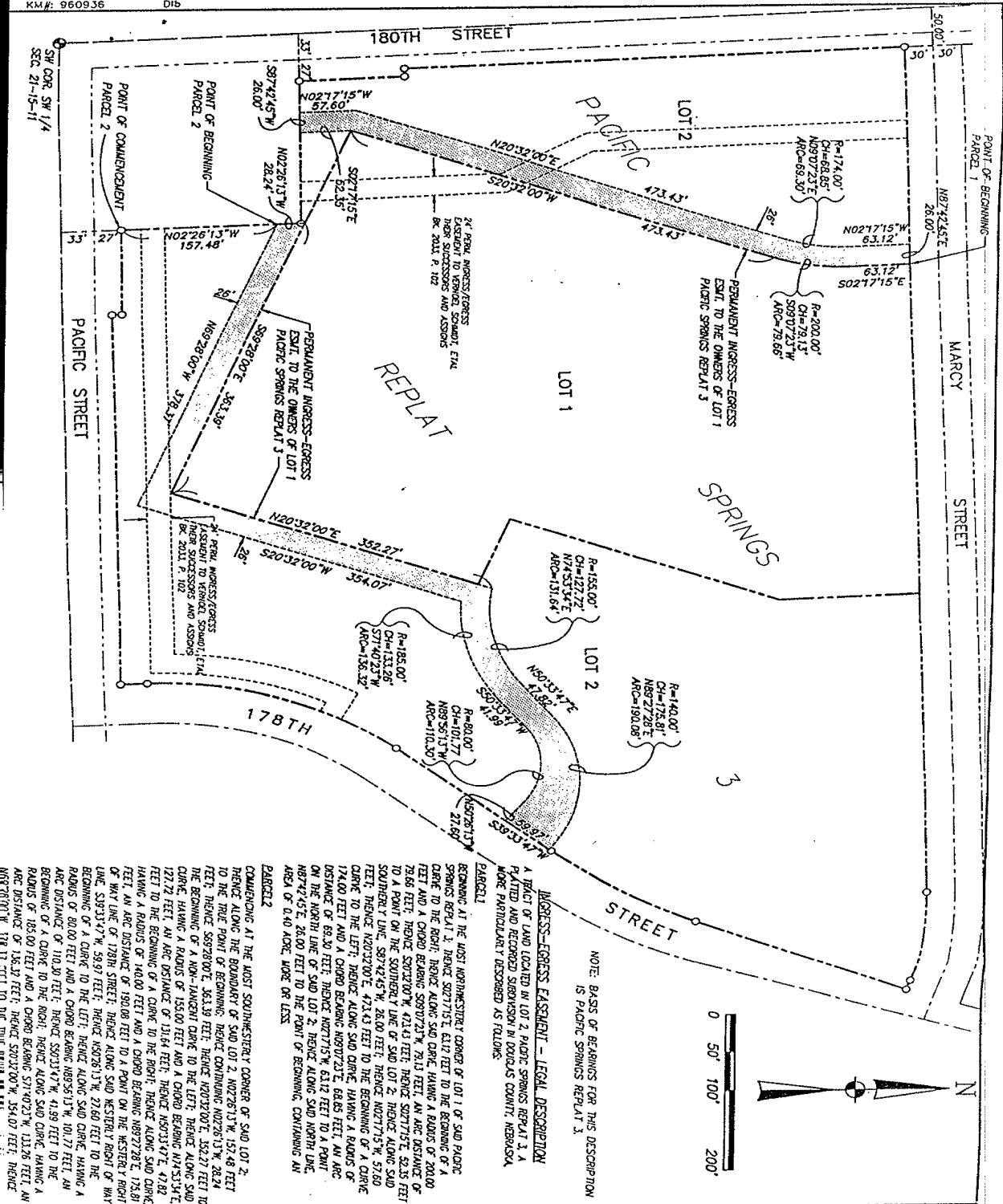
SW COR. SW 1/4  
SEC. 21-15-11

NOV-26-1996 10:42:08 S:\940738\EXHIESMT.DWG  
JKM

EXHIBIT "A"

# EXHIBIT "B"

NOV-13-1996 09:03:20 S:\940738\EXH-ESMT.DWG  
KM# 960936 DIB



**INGRESS-EGRESS EASEMENT - LEGAL DESCRIPTION**  
 A TRACT OF LAND LOCATED IN LOT 2, PACIFIC SPRINGS REPLAT 3, A PLATTED AND RECORDED SUBDIVISION IN DOUGLAS COUNTY, NEBRASKA MORE PARTICULARLY DESCRIBED AS FOLLOWS:

**PARCEL 1**  
 BEGINNING AT THE MOST NORTHWESTERLY CORNER OF LOT 1 OF SAID PACIFIC SPRINGS REPLAT 3, THENCE S02715'E, 63.12' TO THE BEGINNING OF A CURVE TO THE RIGHT, HENCE ALONG SAID CURVE, HAVING A RADIUS OF 200.00 FEET AND A CHORD BEARING S090725'W, 78.13 FEET, AN ARC DISTANCE OF 78.68 FEET; HENCE S02715'E, 413.43 FEET; HENCE S02715'E, 52.35 FEET TO A POINT ON THE SOUTHERLY LINE OF SAID LOT 2, THENCE ALONG SAID SOUTHERLY LINE, S874245'W, 26.00 FEET; THENCE N02715'W, 57.60 FEET; THENCE N02715'E, 473.43 FEET TO THE BEGINNING OF A CURVE TO THE LEFT, HENCE ALONG SAID CURVE, HAVING A RADIUS OF 174.00 FEET AND A CHORD BEARING N097231'E, 68.65 FEET, AN ARC DISTANCE OF 68.30 FEET; THENCE N02715'W, 63.12 FEET TO A POINT ON THE NORTH LINE OF SAID LOT 2, HENCE ALONG SAID NORTH LINE, N874245'E, 26.00 FEET TO THE POINT OF BEGINNING, CONTAINING AN AREA OF 0.40 ACRE, MORE OR LESS.

**PARCEL 2**  
 COMMENCING AT THE MOST SOUTHWESTERLY CORNER OF SAID LOT 2, HENCE ALONG THE BOUNDARY OF SAID LOT 2, N02715'W, 157.48 FEET TO THE TRUE POINT OF BEGINNING, HENCE CONTINUING N02715'W, 26.24 FEET; THENCE S02715'E, 363.39 FEET; HENCE N02715'E, 352.27 FEET TO THE BEGINNING OF A CURVE TO THE RIGHT, HENCE ALONG SAID CURVE, HAVING A RADIUS OF 155.00 FEET AND A CHORD BEARING N145314'E, 122.72 FEET, AN ARC DISTANCE OF 131.64 FEET; HENCE N02715'E, 47.82 FEET; HENCE ALONG SAID CURVE, HAVING A RADIUS OF 140.00 FEET AND A CHORD BEARING N097231'E, 175.81 FEET, AN ARC DISTANCE OF 180.08 FEET TO A POINT ON THE WESTERN RIGHT OF WAY LINE OF 178TH STREET; HENCE ALONG SAID WESTERN RIGHT OF WAY LINE, S393344'W, 58.91 FEET; HENCE N02715'W, 22.60 FEET TO THE BEGINNING OF A CURVE TO THE LEFT, HENCE ALONG SAID CURVE, HAVING A RADIUS OF 80.00 FEET AND A CHORD BEARING N895513'W, 101.77 FEET, AN ARC DISTANCE OF 110.30 FEET; HENCE S02715'W, 41.99 FEET TO THE BEGINNING OF A CURVE TO THE RIGHT, HENCE ALONG SAID CURVE, HAVING A RADIUS OF 105.00 FEET AND A CHORD BEARING S714023'W, 111.26 FEET, AN ARC DISTANCE OF 136.32 FEET; HENCE S02715'W, 154.07 FEET; HENCE N02715'W, 178.11 FEET TO THE TRUE POINT OF BEGINNING.

PACIFIC SPRINGS COMMERCIAL DEVELOPMENT

DOUGLAS COUNTY NEBRASKA

**KIRKHAM MICHAEL**  
 CONSULTING ENGINEERS